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## **Wood of HK Group named to market new Town Center West**

January 26, 2012 - Retail

Kerry Wood of HK Group has been hired to market a new retail and office center called Town Center West. The highly visible and centrally located center is at the intersection of West St. and Cromwell Ave. (Rte. 3) with over 24,000 cars per day on each. Rocky Hill is located eight miles south of Hartford with access to all of central Connecticut's throughways - I-91, I-84, Rte. 9, Rte. 15, and I-691.

To the east of the site is Corporate Ridge, one of Connecticut's largest corporate parks.

There is approximately 1.3 million s/f of Class A & B office space located in several developments within three minutes of the site. Traffic flow to and from these developments will pass Town Center West to I-91 at Exit 23. Rocky Hill has approximately 13,500 employees, 11,227 of which are located within two miles of Town Center West.

Residential development continues in the Rocky Hill area even with the downturn in the housing market. Drisdell Homes is currently building a development with home prices starting at \$699,000. Century Hills is home to 955 apartment units and several hundred condominiums and town homes located around the town's nine-hole golf course. In 2009 Rocky Hill was ranked 35th as "Best Place to live in the country" by CNN's Money Magazine.

Town Center West is designed to capture Rocky Hill's growing residential and daytime office population with pad sites for restaurants and a pharmacy. The main retail area, consisting of approximately 140,000 s/f will all be walkable and incorporate green space such as landscaped beds, walking trails, and a central gazebo which can be used for seasonal kiosks. An office/hotel pad will anchor the east side of the development. The building will have highway visibility and provide signage visible from the highway.

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